



4/30/2020

VIA EMAIL

June Cowles
City of Rancho Cordova Planning Department
2729 Prospect Park Drive
Rancho Cordova, CA 95670

RE: 10109 Folsom Blvd Chevron (DD9973)

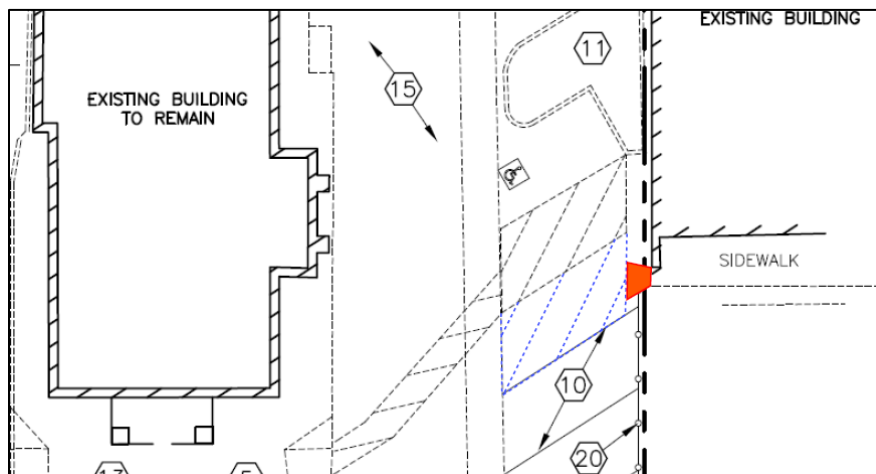
Dear Ms. Cowles:

Thank you for routing the plans for the minor design review of the 10109 Folsom Blvd Chevron project.

We are pleased to see that a sidewalk from Folsom Boulevard to the existing fast food restaurant building is proposed. Although we are disappointed to see that a new drive aisle is proposed to cross the pedestrian path between Folsom Boulevard and the building, the drive aisle may improve vehicle circulation and reduce conflicts with pedestrians in other places.

Unfortunately, the project proposes to install a 6-foot tall wrought iron fence along the eastern property line from Folsom Boulevard to near the southwest corner of the building on the adjacent parcel. This will diminish pedestrian circulation and it could also create greater vehicle traffic at some driveways on Folsom Boulevard. We suggest removing the fence from the project to improve vehicular and pedestrian circulation.

In addition to maintaining the cross-parcel circulation, we recommend enhancing pedestrian circulation with the following improvements. First, expand the painted ADA parking space access aisle on the east side of the site into the parking space to the south. Second, construct a ramp to the sidewalk at the front of the building on the adjacent property.



The project also proposes to install a bike rack to accommodate two bikes in front of the new convenience store building. The site plan details sheet (C2.1) doesn't include the bike rack, but we expect the rack will be installed such that two bikes are accommodated and adequate maneuvering space is provided between the rack and the building walls.

We suggest the applicant also install bike racks at the front of the existing fast food restaurant building. Providing racks will encourage patrons to park their bikes out of the way of pedestrians.

WALKSacramento is working to support increased physical activity such as walking and bicycling in local neighborhoods as well as helping to create community environments that support walking and bicycling. The benefits include improved public health and physical fitness, better air quality, a stronger sense of cohesion and safety in neighborhoods, and more sustainable communities and local economies.

Sincerely,

Chris Holm
Project Manager